

This Indenture WITNESSETH, That Frank B. Waite and Annie M.

~~xxx~~ Waite., his wife, for and in consideration of

DOLLARS, to them paid have bargained

and sold, and by these presents do bargain, sell and convey unto Roseburg Sand and Gravel Company, a corporation <sup>fully incorporated, organized and existing under and by virtue of the laws of Oregon</sup> the following described premises, to-wit:—

Beginning at a point <sup>place</sup> a  $\frac{3}{4}$  by 18 inch pipe driven in the rock at the foot of the rock cliff on the left bank of the South Umpqua River where the W. line of Lot 3 in Sec. 35 Tp. 27 S., R. 6 W. of Will. Mer. in the County of Douglas, State of Oregon intersects said left bank of South Umpqua River, and from which the exterior angle corner on the E line of the W C Wagner D. L. C. No. 55 in T. 27 S., R. 6 W. bears S 64° 35' E 4738.5 ft. and a 6" oak bears S. 101.5 ft, and a 13" Alder bears S 20° E a distance of 163.4 ft; thence following meander of left bank of River up stream as follows: S 44° 45' E. 214.5 ft; Thence S 39° 00' E 171.6 ft; S 72° 30' E. 699.6 ft; S 71° 15' E. 825.0 ft; S 25° 30' E 594.0 ft; S 7° 30' W. 330.0 ft; S 27° 00' E. 561.0 ft. to a point on the left bank of the South Umpqua River; thence N. 89° 00' E. 660.0 ft, across said river to a point on the right bank; thence N. 7° 45' E. 990.0 ft; thence N. 2° 45' E. 330 ft; to intersection with the N. line of the W C Wagner D. L. C. No. 55, in T. 27 S., R. 6 W; thence W. 80ft. to center of main channel of river; thence down center of main channel to a point N. of place of beginning; thence S. to place of beginning.

This description is intended to cover all that part of a certain gravel bar lying between the right and left bank of the South Umpqua River and beginning at a point at the water's edge at the foot of a high rock bluff at the top of which a wooden fence supposed to indicate the West line of Lot 3, in Section 35 T. 27 S., R. 6 West, would intersect the water if produced; thence following the river at foot of left bank to a point opposite the South end of the present gravel bar and crossing river at a point near the Sheffield Ford to a point on the top of high bank of river West of wagon road on right bank; thence following said right bank in a Northerly direction to a point in line with a wooden fence which was supposed to indicate the North line of Claim No. 55 in T. 27 S., R. 6 West, said point being at edge of high bank of river; thence Westerly to the center of the main channel which at present is on the right side of river; thence following center of main channel to a point opposite the place of beginning; thence South to the place of beginning, and being parts of Claim No. 55, the NW $\frac{1}{4}$  of SW $\frac{1}{4}$ , the SW $\frac{1}{4}$  of NW $\frac{1}{4}$ , the SE $\frac{1}{4}$  of NW $\frac{1}{4}$  all in Sec. 36 and the SE $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 35 all in T. 27 S., R. 6 West of Willamette Meridian, in the County of Douglas, State of Oregon.

together with all and singular hereditaments and appurtenances therewith belonging or in anywise appertaining,

To have and to hold the said premises with their appurtenances unto the said

Roseburg Sand and Gravel Company, and its ~~successors and assigns~~ <sup>successors and</sup> assigns forever, And

the said Frank B. Waite and Annie M. Waite do

hereby covenant to and with the said Roseburg Sand and Gravel Company, and its

~~successors and assigns~~ <sup>successors and</sup> assigns, that they are

the owners in fee simple of said premises; that they are free from all incumbrances and that they will warrant and defend the same from all lawful claims whatsoever.

IN WITNESS WHEREOF, we have hereunto set our hands and seal this day of 1915

Done in presence of

Witness lines with (Seal) markings

# QUIT CLAIM DEED

This Indenture WITNESSETH, That.....Ada J. Blakeley.....

and F. J. Blakeley, her husband,.....~~his wife~~ for and in consideration of  
the sum of.....

.....DOLLARS, to...them.....paid, do.....hereby

Bargain, Sell, Quitclaim and convey unto.....Roseburg Sand and Gravel Company, a cor-  
poration,

/ the following described premises, to-wit:

Beginning at a point a  $\frac{3}{4}$  by 18 inch pipe driven in the rock at the foot of the rock cliff on the left bank of the South Umpqua River where the W line of Lot 3 in Sec. 35 Tp. 27 S., R. 6 W. of Will. Mer. in the County of Douglas, State of Oregon intersects said left bank of South Umpqua River, and from which the exterior angle corner on the E line of the W C Wagner D. E. C. No. 55 in T. 27 S., R. 6 W. bears S 64° 35' E 4738.5 ft. and a 6" oak bears S 101.5 ft. and a 13" Alder bears S 20° E a distance of 163.4 ft; thence following meander of left bank of River up stream as follows: S 44° 45' E 214.5 ft; Thence S 39° 00' E 171.6 ft; S 72° 30' E 699.6 ft; S 71° 15' E 825.0 ft; S 25° 30' E 594.0 ft; S 7° 30' W 330.0 ft; S 27° 00' E 561.0 ft. to a point on the left bank of the South Umpqua River; thence N 89° 00' E 560.0 ft, across said river to a point on the right bank; thence N 7° 45' E 990.0 ft; thence N 2° 45' E 330.0 ft. to intersect with the N line of the W C Wagner D L C No. 55 in T. 27 S., R. 6 W; thence W 80 ft. to center of main channel of river; thence down center of main channel to a point N of place of beginning; thence S to place of beginning.

This description is intended to cover all that part of a certain gravel bar lying between the right and left bank of the South Umpqua River and beginning at a point at the water's edge at the foot of a high rock bluff at the top of which a wooden fence supposed to indicate the West line of Lot 3 in Section 35 T. 27 S., R. 6 West would intersect the water if produced; thence following the river at foot of left bank to a point opposite the South end of the present gravel bar and crossing river at a point near the Sheffield Ford to a point on the top of high bank of river West of wagon road on right bank; thence following said right bank in a Northerly direction to a point in line with a wooden fence which was supposed to indicate the North line of Claim No. 55 in T. 27 S., R. 6 West, said point being at edge of high bank of river; thence Westerly to the center of the main channel which at present is on the right side of river; thence following center of main channel to a point opposite the place of beginning; thence South to the place of beginning, and being parts of Claim No. 55, the NW $\frac{1}{4}$  of SW $\frac{1}{4}$ , the SW $\frac{1}{4}$  of NW $\frac{1}{4}$ , the SE $\frac{1}{4}$  of NW $\frac{1}{4}$  all in Sec. 36 and the SE $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 35 all in T. 27 S., R. 6 West of Willamette Meridian, in the County of Douglas, State of Oregon.

In Witness Whereof.....we.....have hereunto set.....our.....hand...s... and seals.....this

.....day of.....19 15.

Done in presence of .....(SEAL)

.....(SEAL)

.....(SEAL)

.....(SEAL)

# QUIT CLAIM DEED

This Indenture WITNESSETH, That.....

and....., his wife, for and in consideration of  
the sum of.....

.....DOLLARS, to.....them.....paid, do.....hereby

Bargain, Sell, Quitclaim and convey unto Roseburg Sand & Gravel Co. a corporation....  
duly incorporated and existing under and by virtue of the laws of the State  
~~of Oregon~~ of Oregon, the following described premises;  
towit:

Beginning at a point where a 3" by 18" pipe driven in the rock at the foot of the rock cliff on the left bank of the South Umpqua River and from which the exterior angle corner on the East line of the W C Wagner D. L. C. No. 55 in T. 27 S., R. 6 W. bears South 64° 35' E. 4738.5 ft. and a 6" Oak bears S 101.5 ft. and a 13" Alder bears S 20° E a distance of 163.4 ft; thence following meander of left bank of river up stream as follows; S 44° 45' E 214.5 ft; thence S 39° 00' E 171.6 ft; S 72° 30' E 699.6 ft; S 71° 15' E 825.0 ft; S 25° 30' E 594.0 ft; S 7° 30' W 330.0 ft; S 27° 00' E 561.0 ft; thence in a Northeasterly direction a distance of 660.0 ft across South Umpqua River at a point near the Sheffield Ford to the right bank of said river; thence N 7° 45' E 990.0 ft; thence N 2° 45' E 330.0 ft. to an intersection with the North line of the W C Wagner D. L. C. No. 55 in T. 27 S., R. 6 W. thence West 80 ft. to center of main channel of river; thence down center of main channel to a point North of the place of beginning; thence South to the place of beginning.

This description is intended to cover all that part of a certain gravel bar lying between the right and left bank of the South Umpqua River and beginning at a point at the foot of the high rock bluff at the top of which a wooden fence supposed to indicate the West line of Lot 3 in Section 35 T. 27 S., R. 6 W. would intersect the water if produced, said point being identified by Surveyor C. E. Roberts as the initial point of a certain survey made by him the notes for which are given above, thence following the river at the foot of left bank according to the above description to a point opposite the South end of the present gravel bar; thence crossing river at a point near the Sheffield Ford to a point on the top of the high bank on right side of river; thence following said right bank down stream to a point in line with a wooden fence which was supposed to indicate the north line of Claim No. 55 in T. 27 S., R. 6 W. thence westerly to the center of the main channel of the river which at present is on the right side of the river, thence following center of said main channel to a point North of the place of beginning; thence South to the place of beginning, and being parts of Claim No. 55, the NW $\frac{1}{4}$  of SW $\frac{1}{4}$ , the SW $\frac{1}{4}$  of NW $\frac{1}{4}$ , the SE $\frac{1}{4}$  of NW $\frac{1}{4}$  all in Section 36 and the SE $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 35 all of the above in T. 27 S., R. 6 West of the Willamette Meridian in the County of Douglas, State of Oregon.

In Witness Whereof.....we.....have hereunto set.....hand..... and seal.....this

.....day of.....19.....

Done in presence of .....(SEAL)

.....(SEAL)

.....(SEAL)

.....(SEAL)

STATE OF OREGON, )  
 ) ss.  
 COUNTY OF DOUGLAS. )

I, C. E. ROBERTS, being first duly sworn, depose and say that I am a surveyor living in Roseburg, Oregon, and that on or about June, 1902, I made a survey for Fred J. Blakeley, covering a certain gravel bar in the South Umpqua River, in Section 36, Township 27 South, Range 6 West of the Willamette Meridian, County of Douglas, State of Oregon.

That this survey was made in the presence of James F Sheffield, and the said Fred J. Blakeley, and that N. J. Jewett served as chairman and Thomas Townsend served as chairman on said survey; that this survey was made for the purpose of securing a description of said gravel bar to be used in a deed of conveyance from James F Sheffield to Oregon Boom and Trailer Company and that the intent of this survey was to cover all that part of said bar lying between the right and left bank of the South Umpqua River, and more particularly described as follows, to-wit:

BEGINNING at a point on the left bank of South Umpqua River where West line of Lot three (3) in Section 35, Township 27 South, Range 6 West, intersects same; thence following meanderings of the river up said left bank as follows:

- S 44° 45' East 3.25 chains
- S 39° 00' East 2.60 "
- S 72° 30' East 10.60 "
- S 71° 15' East 12.50 "
- S 25° 30' East 9.00 "
- S 7° 30' West 5.00 "
- S 27° 00' East 8.50 "
- N 1° 00' East 10.00 " across river to right

bank; thence following meanders down stream at highwater mark as follows:

- N 7° 45' East 15.00 chains
- N 2° 45' East 5.00 " to intersect North line of W C Wagner D.L.C. No. 55; thence down center of channel to a point north of place of beginning; thence South to place of beginning.

That it has just been brought to my attention that the course, or call, reading "North One degree No minutes East ten chains across river to right bank," is apparently an error, and

203

whether this is an error in my survey or an error in drawing up the deed, I am unable to state, but I hereby certify that it was the intent of this survey and particularly this course, or call, above mentioned, to run practically in a due East and West line from the left bank of the South Umpqua River to the East, or right bank.

I further state that I have identified in the presence of O. T. Larsen, C. C. Christie and L. G. Hicks, the point of beginning of the survey above mentioned, which is the intersection of the rock bluff on the south side of the Umpqua River at a point where the fence supposed to indicate the West line of Lot 3, in Section 35, intersects same.

That I have also identified the position of the point where the line indicating the south boundaries of the bar terminates on the east bank of the river at a point in Section 36, near the wagon road and a large oak tree.

I have further identified the termination of the call reading "North 2° 45' East 5 chains to intersect North line of W C Wagner Donation Land Claim No. 55", said point being on the prolongation of the fence running east and west and supposed to mark the north line of said Claim No. 55 and the intersection of the same with the high bank at the point four or five feet west of the wagon road in Section 36.

I hereby certify that at the time that this survey was made that the main channel of the South Umpqua River was along the east bank of said stream through Section 36, and that the channel on the west side, now carrying a large volume of water, at that time did not exist, only during the high water period, and that it was not in the same position then as it now occupies, due to the fact that the river eroded away the west bank of the river to a considerable degree.

That it was the intent of the survey to follow  
down the thread of this channel on the east or right bank of the  
river to a point north of the place of beginning, which in my opin-  
ion and judgment was the natural course of the stream.

*In the presence of*

*J. L. Weeks*  
*O. J. Lane*

C. E. Roberts

Subscribed and sworn to before me this 1st. day of March, 1915.

*E. J. Henox County Clerk*  
*By Rita K. Cobb, Deputy*  
NOTARY PUBLIC FOR OREGON.

\* \* \* \* \*

CS FILE FOLDER

CONTAINS

MORE

INFORMATION